

206/55 Dooring Street, Dickson, ACT 2602



Sold Apartment

Thursday, 10 August 2023

206/55 Dooring Street, Dickson, ACT 2602

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 106 m2

Type: Apartment



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Effortless living in an unbeatable Dickson location awaits the lucky new owners of this stunning 3-bedroom apartment. If you want to indulge in a modern lifestyle surrounded by luxury, this property in Dickson has been perfectly crafted for you. With resort style amenities offered you can access the rooftop area which includes a heated swimming pool, sun bed relaxation area, BBQ area, communal vegetable garden & a Zen Garden, this truly is an apartment you will want to come home to and never leave. Apartment 206 is ideally positioned on the 2nd floor of the building facing away from the hustle and bustle of the noisy Northbourne Avenue, with an easterly aspect facing Dooring Street and views of Mount Ainslie from the living areas. Being on the quiet side of the building ensures your home here will always feel like your very own private retreat. The open plan living spaces are generous in size, with full height glass windows and doors, giving a real sense of space throughout the property. The kitchen is a real highlight with its size and functionality and is sure to satisfy the culinary requirements of any resident. The modern finishes include 40mm stone surfaces, quality soft close cabinetry and Fisher & Paykel appliances. Complimenting the generous storage, including the feature cabinets above the benchtop, is the large breakfast bar which is perfect for meals on the go. The modern bathrooms both feature designer finishes including full height tiling, custom built vanity units, semi-frameless shower screens & backlit mirrors, whilst all the bedrooms have built-in robes ensuring comfort & practicality. The large, covered balconies run on both sides of the apartment, with the main balcony accessible through the living areas and the second balcony accessible from all rooms, allowing cross flow ventilations throughout the apartment, however also giving complete flexibility to the use of the outdoor areas. It's easy to picture yourself enjoying a morning coffee from the balcony whilst watching the sun rise over Mount Ainslie. Create the lifestyle you've always envisioned, living within this desirable location just metres from the Macarthur Avenue Light Rail. Immerse yourself in the vibrant city culture with a plethora of local restaurants, bars, cafes and shopping outlets, just minutes from your doorstep. Ideal for either live-in owners or investors, this apartment represents an exciting opportunity to buy into this new landmark building.

Summary of features:

- East facing apartment in the new "Mulberry" development
- Development completed by Art group
- 3 bedrooms
- 2 bathrooms
- 2 carspaces
- 2 balconies
- Practical & functional floor plan with segregated bedrooms and bathrooms
- Designer kitchen with 40mm stone surfaces & soft-close cabinetry
- Fisher & Paykel appliances (including gas cooktop)
- Full floor to ceiling double glazed windows
- Reverse cycle air-conditioning (2 x split systems)
- Full sized walk-in laundry with washer/dryer
- European electric radiators installed in the bedrooms & dining area
- LED lights
- Voice and video intercom
- Sophisticated bathroom with designer fittings
- Underground parking with storage cage
- Ground floor landscaped gardens and sitting areas
- Free access to Wi-Fi in all communal areas
- An Embedded Network to supply power, hot water, and internet at a more cost-effective rate than standard
- Communal access to the barbeque area
- Communal Zen Garden & vegetable garden
- Communal heated pool
- Private e-bikes for hire - BYKKO
- Car sharing services through Popcar
- Near Macarthur Avenue light rail stop
- Located close to Dickson shopping precinct

Key figures (approx.): Total area: 121.5m² Living: 106m² Balcony: 15.5m² EER: 6 Rates: \$1,878 per annum Land tax (investor's only): \$2,208 per annum Strata fees: \$2,685 per annum